

# CANADA LAND LAW AMENDMENT ASSOCIATION.

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## *SYNOPSIS OF FIRST ANNUAL REPORT, AND TREASURER'S STATEMENT.*

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### SYNOPSIS OF THE ANNUAL REPORT FOR THE YEAR ENDING MARCH 31, 1884.

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The Association was organized upon the 21st day of April, A.D. 1883, and immediately thereafter active steps were taken to promote its objects.

A pamphlet was prepared containing the prospectus and constitution of the Association, and setting forth briefly, in a popular form, the present state of the law in the Province of Ontario, and the changes the Association considered advisable should be made therein. About ten thousand copies of this pamphlet have been gratuitously distributed. It has served as the basis for a similar publication put forth by a kindred and affiliated association established in the Province of Manitoba.

With a view of promoting the adoption of the Torrens System in Manitoba, Mr. Beverley Jones was deputed to visit that Province for the purpose of explaining the scheme and exciting public interest in its favour. Mr. Jones' visit proved eminently successful. Many public meetings were held, and both the people and the Provincial Government expressed themselves favourable to its introduction. An association similar to our own was formed at Winnipeg, and has been carrying on successful work under the presidency of C. J. Brydges, Esq., the Land Commissioner of the Hudson's Bay Company.

A delegation from this Association waited upon the Attorney-General of this Province in October last, and brought the objects of the Association to his attention. The Honourable Mr. Mowat, while expressing himself in favour of the objects of the Association, considered, nevertheless, that the community had not yet been sufficiently informed as to the Torrens System and other proposed changes, but promised that, as soon as public opinion demanded the reforms advocated, he would glad to be initiate the legislation.

Various delegations from the Board have visited, and have been invited to address, the County Councils of York, Hastings, Wentworth, Middlesex and Peel, and also the Council of the City of Toronto, and the Council of the Grangers, and of the Agricultural and Arts Association, and the Board of Trade of Toronto, and by this means resolutions in favour of the scheme were passed by those bodies, and petitions adopted by them to the Local Legislature in favour of the adoption of the Torrens System.

A deputation from this Association also waited upon the Hon. D. L. Macpherson, the Minister of the Interior, and other members of the Dominion Government, for the purpose of pressing upon them the urgent need of the introduction of the Torrens System into the North-West Territories, and there is strong reason to hope that at the next meeting of Parliament the Government will see its way to submit and carry a measure for the adoption of the Torrens System in the North-West Territories.

At the invitation of the President of the Canadian Institute, the President of this Association prepared an address on Land Transfer Reform, which was read at a meeting of the Institute and was followed by an interesting discussion. This address has been published at the request of this Association, and several thousand copies have already been distributed.

To show how wide-spread the feeling in favour of this movement has already become, it may suffice to mention that petitions were presented to the Provincial Legislature at its last session

By one City Council;

By three Town Councils;

By sixteen County Councils;

By one hundred and twelve Township Councils;

By twenty-five Granges.

A motion was introduced into the Legislative Assembly by Mr. Ermatinger, in favour of the adoption of the Torrens System, in a very able speech. A debate followed, in which the Attorney-General intimated that he was in favour of the proposed change, which he believed inevitable, and that he had already a Bill prepared on the subject, but that he had not yet had time to sufficiently discuss the matter with his colleagues, but hoped during the recess to be able to do so.

At the present session of the Dominion Parliament Mr. D'Alton McCarthy, Q.C., again introduced a Bill on the subject of land transfer in the North-West Territories, but owing to his absence from the country during a considerable part of the session, the Bill has not been pressed as it otherwise might have been.

During this session Hon. Mr. Vidal called the attention of the Senate to the objects of the Association in a speech evincing careful study of the question. The Hon. Sir Alexander Campbell, on behalf of the Government, assured the House that the matter would receive careful investigation during the recess.

The Board has to thank a number of the leading banks and financial institutions of the country for substantial aid in furthering the objects of the Association. A list of their contributions appears in the Treasurer's Statement. In order that the work of the Association may be carried to a successful issue, the Board trusts that this invaluable aid may be continued, and that other parties interested in land may be induced to follow their example.

In conclusion, the Board of Management feels that, considering the magnitude of the proposed changes, the absence of previous information, and the limited means at their command, very gratifying progress has been made in the short time the Association has been in operation, in arousing the public mind, and securing the favourable consideration of the Dominion Parliament and the Legislatures of the Provinces of Ontario, and Manitoba. They feel, however, that a great deal remains to be done. The seed sown will eventually bear fruit, but the Board desires to urge upon every land-owner the importance of taking an active personal interest in promoting the objects

of this Association; this may be effectively done by disseminating the pamphlets of the Association, and more especially by urging on the members of the various Legislatures the vast importance of the desired changes being made at the next sessions of these bodies. The improvement of the law of real estate is essentially a question for the people. Everyone who has had transactions in land, is aware of the evil of the present system, and there is no doubt that as soon as there is a strong expression of public opinion in favour of the Torrens System it will be adopted.

All of which is respectfully submitted.

J. H. MASON,  
*President.*

# FINANCIAL STATEMENT FOR THE YEAR ENDING 31ST MARCH, 1884.

RECEIPTS.		DISBURSEMENTS.	
To contributions from the following:		Printing pamphlets copies.....	\$279 75
Canada Landed Credit Co.....	\$33 00	" Circulars, etc.....	41 50
London and Canadian L. and A. Co.....	30 00	" Advertising.....	10 00
Canada Company.....	10 00	Books on the Torrens System and	
National Invest. Co.....	15 00	Stationery.....	64 84
London and Ontario Invest. Co.....	20 00	Postage.....	89 93
Guelph Invest. Co.....	13 00	Express charges.....	4 46
Saskatchewan Homestead Co.....	10 00	Travelling expenses:	
Canada Permanent L. and S. Co.....	100 00	Deputations in Ontario... \$73 77	
British Canadian Invest. Co.....	15 00	" to Manitoba. 200 00	273 77
Home Saving and L. Co. \$5.00; and		Clerical work.....	50 92
Ontario Loan and D. Co., \$25.00.	30 00	Balance on hand.....	39 18
London Loan Co. ....	22 74		
Confederation Life Association.....	10 00		\$854 35
Freehold L. and S. Co.....	30 00		
Union L. and S. Co.....	30 00		
Bristol and W. England Co.....	10 00		
North British Canadian Invest. Co.	25 00		
Scottish, Ontario and Manitoba			
Land Co.....	25 00		
North of Scotland Canadian Mtge. Co	30 00		
Imperial L. and S. Co.....	20 00		
Peoples L. and Deposit Co.....	15 00		
Western Canadian L. and S. Co....	60 00		
Canada and N. W. Land Co.....	25 00		
Huron and E. L. and S. Co.....	25 00		
Mr. Beley, Lake Rosseau.....	5 00		
Bank of Toronto.....	50 00		
Merchants Bank, \$20.00; Standard			
Bank, \$25.00.....	45 00		
Federal Bank, \$50.00; Ontario, \$50.	100 00		
Imperial.....	40 00		
Interest on Deposit.....	3 11		
Sale of Pamphlets.....	7 50		
	\$854 35		\$854 35

Examined and found correct,

(Signed)

R. H. TOMLINSON,  
*Auditor.*

APRIL 12th, 1884.

# THE CANADA LAND LAW AMENDMENT ASSOCIATION.

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The objects of the Association as set forth in its Constitution are :

1. The simplification of the transfer of Real Estate in the various Provinces and Territories of the Dominion of Canada.
  2. The securing of indefeasibility of title to real estate in such Provinces and Territories.
  3. And for the purposes aforesaid, to promote as far as possible the introduction of the TORRENS SYSTEM of land transfer, or such modification thereof as may be found practicable and expedient.
  4. The amendment of the Law of Real Property, so as to facilitate and promote the efficient working of the TORRENS SYSTEM of land transfer.
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All persons are eligible as members of the Association who may sign a declaration, signifying their desire to become members, and their assent to the objects for which the Association is formed.

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Contributions are solicited to assist in carrying on the work of the Association from corporations and individuals who are favourable to its objects, which may be sent to W. A. Douglas, Treasurer of the Association, Toronto.

All communications intended for the Association may be addressed to Beverley Jones, Esq., Secretary, Canada Permanent Chambers, Toronto, Ont.

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## OFFICERS OF THE ASSOCIATION FOR 1884.

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### **President :**

J. HERBERT MASON.

### **Vice-Presidents :**

DAVID BLAIN, LL.D.,

The HON. ALEXANDER McKENZIE, M.P.,

GOLDWIN SMITH, M.A.,

DALTON McCARTHY, Q.C., M.P.

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### **Secretary :**

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